

Lincoln Police Department
Thomas K. Casady, Chief of Police
575 South 10th Street
Lincoln, Nebraska 68508

402-441-7204
fax: 402-441-8492



MAYOR COLEEN J. SENG

lincoln.ne.gov

June 26, 2006

Mayor Seng and City Council
City of Lincoln
City County Building
Lincoln, NE

Mayor Seng and Members of the City Council:

An investigation has been made regarding the application of Arturo's, 803 'Q' Street requesting an addition to their current liquor license IK-34455.

They have requested that a sidewalk café be added to the north side of the business. The café will measure approximately 18 x 24 foot.

For Council's information, the owners of the business remain the same, and background information on the owners is on file.

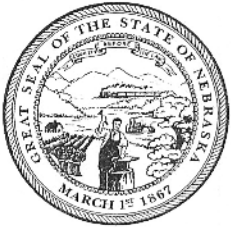
If this application is approved, it should be with the understanding that it conforms to all the rules and regulations of Lincoln, Lancaster County and the State of Nebraska.

THOMAS K. CASADY, Chief of Police



A nationally accredited law enforcement agency





Dave Heineman
Governor

7-24-06
STATE OF NEBRASKA

NEBRASKA LIQUOR CONTROL COMMISSION
Hobert B. Rupe
Executive Director
301 Centennial Mall South, 5th Floor
P.O. Box 95046
Lincoln, Nebraska 68509-5046
Phone (402) 471-2571
Fax (402) 471-2814
TRS USER 800 833-7352 (TTY)
web address: <http://www.lcc.ne.gov/>

June 23, 2006

A6-066355
21A

City Clerk of Lincoln
City/County Building
555 S 10 Street
Lincoln, NE 68508

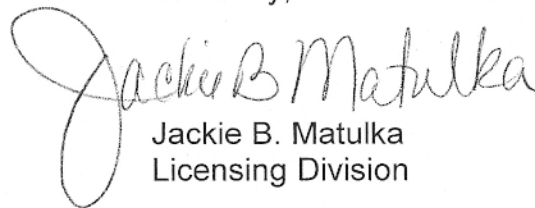
RE: Addition to Premise for License Class IK #34455

Dear Clerk:

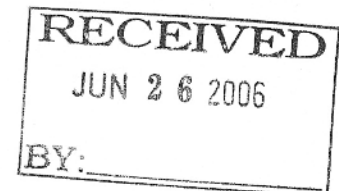
The licensee Arturo's Inc DBA Arturo's located at 803 "Q" Street, Lincoln, NE 68508 (Lancaster County) has requested an addition to premise. (See Attached Diagram). The description for the new license will be read as follows unless changed by State Patrol: **One story L-shaped building approx 58 x 140, including basement area and sidewalk café approx 18 x 24**

Please review the enclosed description diagram and present this reconstruction to premise request to the Council for consideration and return the results to the Nebraska Liquor Control Commission office. If you should have any questions, please feel free to give me a call at (402) 471-4881.

Sincerely,


Jackie B. Matulka
Licensing Division

Enclosure
pc: File



Rhonda R. Flower
Commissioner

Bob Logsdon
Chairman

R.L. (Dick) Coyne
Commissioner

PLEASE COMPLETE AND RETURN TO:
NE LIQUOR CONTROL COMMISSION
PO BOX 95046
LINCOLN, NE 68509-5046

FEE OF \$45.00 REQUIRED

RECEIVED

JUN 16 2006

NEBRASKA LIQUOR
CONTROL COMMISSION

LICENSEE'S NAME: RENE LONGORIA

TRADE NAME: ARTURO'S INC

PREMISE ADDRESS: 803 Q ST. #150

CITY/COUNTY: LINCOLN, LANCASTER

LICENSE NUMBER: 34455

TELEPHONE: (402) 475 8226

RECEIVED

JUN 26 2006

BY: City Clerk

PLEASE CHECK ONE OF THE FOLLOW

☒ ADDITION/ RECONSTRUCTION

☐ CHANGE OF LOCATION

☐ DELETION

☐ CHANGE OF LOCATION (this application will not be accepted if the license is moving into another jurisdiction)

Address From:

Indicate local governing body jurisdiction;

city or county

Address To :

Indicate local governing body jurisdiction;

city or county

- 1) INCLUDE A SKETCH OF THE PROPOSED AREA TO BE LICENSED (8½ x 11 PAPER - BLUEPRINTS NOT ACCEPTED) INDICATE THE DIMENSIONS OF THE AREA TO BE LICENSED AND THE DIRECTION 'NORTH' ON THE SKETCH
- 2) SUBMIT A COPY OF YOUR LEASE OR DEED DEMONSTRATING OWNERSHIP
- 3) IF YOU DO NOT KNOW WHAT JURISDICTION YOU ARE LOCATED IN, CALL THE CITY OF COUNTY CLERK
- 4) IN ORDER TO CLARIFY YOUR CHANGES, AN ATTACHED EXPLANATION IS ALWAYS WELCOME

AFFIDAVIT

THE ABOVE REFERENCE REQUEST, AS FILED, WILL COMPLY WITH THE RULES AND REGULATIONS OF THE NEBRASKA LIQUOR CONTROL ACT.

SIGNATURE OF LICENSEE

SUBSCRIBED IN MY PRESENCE AND FIRST DULY SWORN TO BEFORE ME ON THIS 16th DAY OF

June, 2006.

NOTARY PUBLIC'S SIGNATURE & SEAL



FORM 35-4179

printed on recycled paper

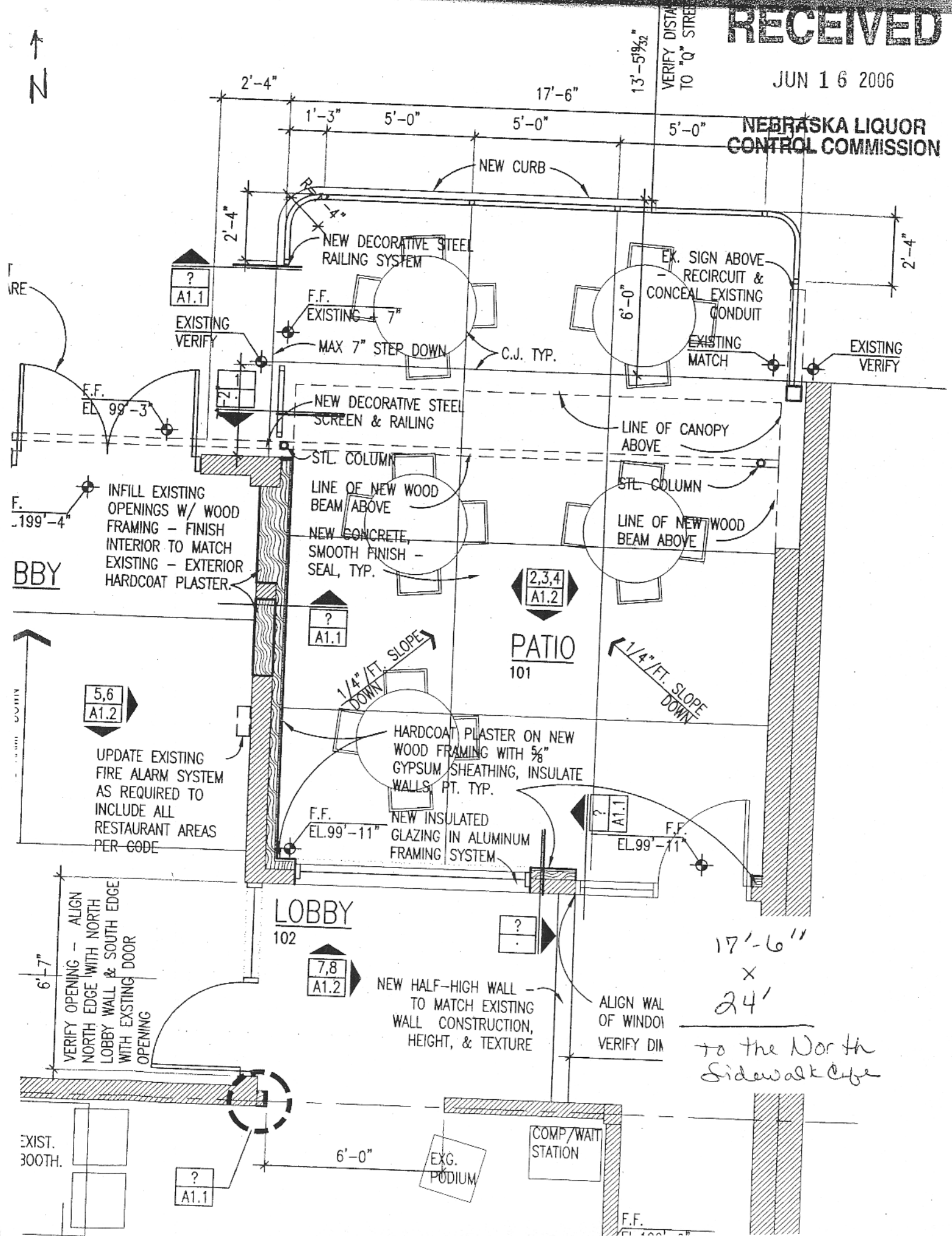
rcpt. 280649
Bus 12684
45 mm

JUN 16 2006

17'-6"

24

to the North
Sidewalk Cafe



RECEIVED

JUN 16 2006

November 2, 2005

City of Lincoln
555 South 10th St
Lincoln, NE 68508

NEBRASKA LIQUOR
CONTROL COMMISSION

To Whom It May Concern:

The purpose of this letter is to acknowledge our willingness to allow Arturo's to use a portion of the sidewalk in front of our building located at 803 "Q" Street for a side walk café. The area specifically associated with this consent is that portion of the sidewalk directly in front of their restaurant (Suite 150) and extending no more than 8 feet to the north of their leased area.

This consent is conditional on completion of all appropriate applications by Arturo's and the City's approval of the intended use.

If you have any questions, or require additional information please do not hesitate to contact us.

Sincerely,



Russell J. Bayer
General Partner

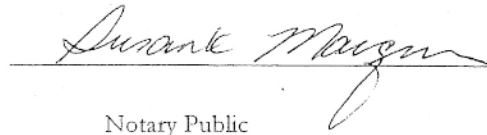
STATE OF NEBRASKA)
) ss.
COUNTY OF LANCASTER) Douglas

The foregoing instrument was acknowledged by me this 8th day of November, 2005 by Russell J. Bayer, General Partner of Bayer Family Partnership on behalf of said partnership.

WITNESS my hand and seal on the date above written.

(SEAL)

GENERAL NOTARY-State of Nebraska
SUSAN K. MARQUISS
My Comm. Exp. October 16, 2006


Notary Public

Amendment to Building Lease
dated March 26, 1998
between Bayer Family Partnership
and Arturo's, Inc.

1) Notice is hereby given by Lessee and accepted by Lessor that Arturo's Inc, Lessee, under the terms of section 27 of the Building Lease, is exercising its first renewal option to lease the premises identified as Suite 150, 803 "Q" Street (see Exhibit A of Building Lease) for an additional five years.

2) The lease terms and conditions of the base building lease remain in effect. The five-year lease period will run from August 1, 2003 through July 31, 2008.

3) The rent for this property will be adjusted as outlined in Section 2B of the base lease.

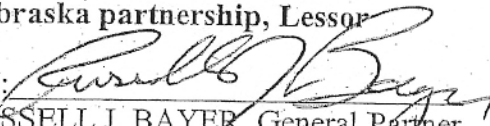
Arturo's Inc., a Nebraska
Corporation, Lessee

BY:


DANIEL LONGORIA, President

Bayer Family Partnership, a
Nebraska partnership, Lessor

BY:


RUSSELL J. BAYER, General Partner

ATTEST:

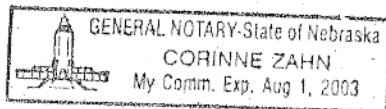

RENE LONGORIA, Secretary

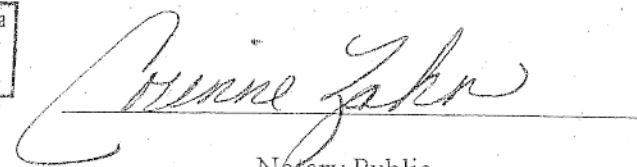
STATE OF NEBRASKA)
) ss.
COUNTY OF LANCASTER)

The foregoing instrument was acknowledged by me this 23 day of July, 2003
by Daniel Longoria, President of Arturo's, Inc. on behalf of said corporation.

WITNESS my hand and seal on the date above written.

(SEAL)




Notary Public

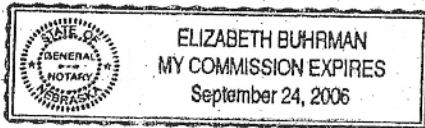
STATE OF NEBRASKA)
) ss.
COUNTY OF LANCASTER)

The foregoing instrument was acknowledged by me this 8 day of JULY, 2006,
by Russell J. Bayer, General Partner of Bayer Family Partnership, a Nebraska partnership,
who acknowledged the execution thereof to be the voluntary act and deed of said JUN 16 2006
partnership.

WITNESS my hand and seal on the date above written.

NEBRASKA LIQUOR
CONTROL COMMISSION

(SEAL)



Elizabeth Buhrman

Notary Public